

STATE OF SOUTH CAROLINA
GREENVILLE COUNTY



Know All Men by These Presents:

That **I, M. W. Fore** in consideration of the sum of **FOUR HUNDRED TWENTY-FIVE & NO/100 - (\$425.00)** in the State aforesaid, DOLLARS.

to the grantor(s), in hand paid at and before the sealing of these presents by the grantee(s) (the receipt whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said

Essie Alice Tidwell, her heirs and assigns,

All that certain piece, parcel or lot of land in the State and County aforesaid known and designated as **Lot No. 36** on plat of **Bellwood Estates by Dalton & Neves**, dated **May 1950** and having, according to said plat the following metes and bounds, to-wit:

BEGINNING at an iron pin on the Eastern side of Oxford Boulevard at the joint front corner of Lot Nos. 36 and 37 and running thence with the joint line of said lots S. 59-30 E. 175 feet to a point, joint rear corner of Lot Nos. 4, 5, 36 and 37; thence with the rear line of lot No. 5, N. 30-30 E. 70 feet to a point, joint rear corner of Lot Nos. 35 and 36; thence with the joint line of said lots, N. 59-30 W. 175 feet to a point on the Eastern side of Oxford Boulevard; thence with Oxford Boulevard S. 30-30 W. 70 feet to the point of beginning.

This conveyance is subject to the following restrictions, covenants and conditions, to-wit:

That the said lands shall not be sold, rented or otherwise disposed of to any Negro or person of African descent. No residence costing less than \$5,000.00 shall be erected on lots fronting on Old Rutherford Rd. and Oxford Dr.; no residence costing less than \$3,500.00 shall be erected on said lot nearer than 25 feet to the front line; no outside toilets permitted and sewage to be disposed of by approved septic tanks. This property sold subject to rights-of-ways to Duke Power Co., granted or to be granted, for residence power line.

Grantee to pay 1954 taxes

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named, and her Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 30th day of January in the year of our Lord One Thousand Nine Hundred and fifty-four

Signed, Sealed and Delivered in the Presence of

[Signatures of witnesses]

[Signature of M. W. Fore]

(Seal)
(Seal)
(Seal)
(Seal)
(Seal)

State of South Carolina
Greenville County

Personally appeared before me J. D. Poag

and made oath that he saw the within named grantor(s) **M. W. Fore** sign, seal and as his act and deed deliver the within written deed, and that he with **J. H. Price, Jr.** witnessed the execution thereof.

Sworn to before me this 30th day of January, A. D. 1954

[Signature of J. D. Poag]
Notary Public for South Carolina

[Signature of J. H. Price, Jr.]

State of South Carolina
Greenville County

RENUNCIATION OF DOWER

I, **J. H. Price, Jr.** Notary Public, do hereby certify

unto all whom it may concern, that Mrs. **Aubrey C. Fore** wife of the within named **M. W. Fore** did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto **Essie Alice Tidwell, her Heirs and Assigns**, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 30th day of January, A. D. 1954

[Signature of J. H. Price, Jr.]
Notary Public for South Carolina

[Signature of Aubrey C. Fore]

Cancelled documentary stamps attached: S. C. \$ U. S. \$
Recorded this 25th day of February 1954

at 12:01 P.M. M. No. #4353